



DEVOU PARK MASTER PLAN

November 15, 2007

An aerial photograph of a suburban area with a red boundary line outlining a specific region. The area includes residential neighborhoods, a golf course, and some commercial or industrial sites. A semi-transparent blue box is overlaid on the center of the map, containing the text "PUBLIC MEETING #2 DESIGN EXPLORATION".

PUBLIC MEETING #2 DESIGN EXPLORATION



Presentation Outline

- **Introduction**

 - Team

 - Process

- **Inventory/Analysis**

 - Recap First Public Meeting

- **Exploration**

 - Program Matrix and Feedback Form

 - Overall Park Studies

 - Major Use Areas

- **Next Steps**



DEVOU PARK MASTER PLAN



Introduction



INTRODUCTION

Team Introduction

- **Clients:**

City of Covington

Devou Park Advisory Committee

Devou Properties

- **Steering Committee:**

Denny Bowman, Covington Parks & Recreation Department

John Volz, Devou Park Advisory Committee

Greg Engelman, Devou Properties/Devou Advisory Committee

Michele Halloran, Devou Park Advisory Committee



INTRODUCTION

Team Introduction

- **Consultant Team & Roles:**

- Human Nature (Prime/Landscape Architecture)

- Chris Manning, Principal-in-Charge

- Nicole DiNovo, Project Manager

- Fearing + Hagenauer (Architecture)

- James Fearing, Principal-in-Charge

- CDS (Civil Engineering)

- Mark Brueggeman, Principal-in-Charge

- Dave Emerick, Project Engineer

- Thelen Associates (Geotechnical Engineering)

- Ted Vogelpohl, Principal-in-Charge

- Mark Hushebeck, Senior Engineer/Geologist

- Davey Resource Group (Natural Resources)

- Jenny Gulick, Project Manager

- LSM (Funding Strategist/Analyst)

- Jess Parrett, Principal-in-Charge



INTRODUCTION

Overview of Planning/Design Process

- **Awareness**

- Research

- Inventory/Analysis

- First Public Meeting

- **Exploration**

- Meet with Additional Stakeholders

- Conceptual Exploration Alternatives

- Second Public Meeting (Tonight)

- **Vision**

- Preliminary Master Plan

- Third Public Meeting (Winter)

- Final Master Plan and Report



DEVOU PARK MASTER PLAN



Inventory/ Analysis Overview

Special Note:

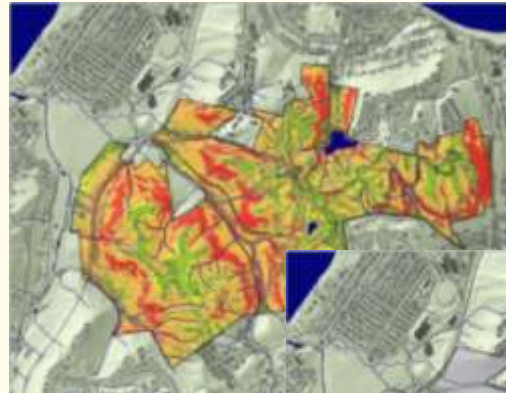
The entire first presentation can be viewed at www.covingtonky.com



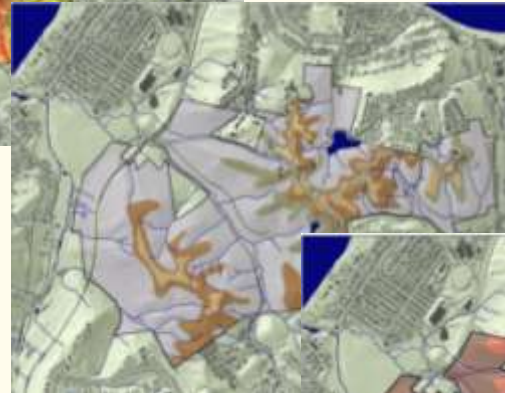
INVENTORY OVERVIEW

Inventory

- Background
 - Park History
 - Covington's Strategic Plan
 - Civil War Batteries
 - Stakeholder Meetings
- Views
- Slopes
- Hydrology
- Vegetation
- Soils
- Geology
- Road Conditions
- Park Entrances
- Trails
- Site Elements
- Park Architecture



Slopes



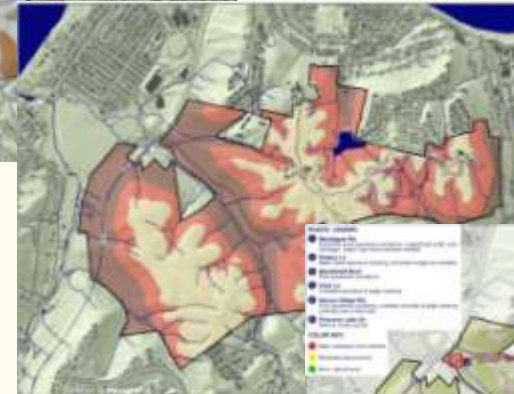
Soils



Major Use Areas



Views



Geology



Road Conditions



ANALYSIS OVERVIEW

Analysis

Contextual Relationships

- Regional connections
- Gateways
- Neighborhood connections

Major Use Areas:

- Drees Pavilion
- Museum
- Concert Bowl
- Prisoner's Lake
- Golf Course/ Clubhouse
- Pool



Prisoner's Lake



Golf Course/ Clubhouse



Drees Pavilion



Contextual Relationships



Concert Bowl



Museum



ANALYSIS SUMMARY FROM MEETING 1



Summary

- Devou Park wants to be a significant regional destination rivaling the top parks and institutions in Greater Cincinnati
- Devou Park possesses unique cultural and natural assets that could be celebrated more
- Recent successes like the Drees Pavilion and the BCM expansion should be built upon
- Traditional qualities and features of the park like the Concert Bowl and the natural scenic qualities should be preserved and enhanced
- The major assets/use areas of the park are currently isolated from one another and difficult to find through a complicated maze of entries and roadways
- Now is the time for some bold redesign to take the park to the next level



ANALYSIS SUMMARY FROM MEETING 1

Major Programming Assumptions

- Build upon the three major assets of the Park (BCM- 50k+/- visitors per year, Drees- 41k+/- users per year, and Concert Bowl)
- Explore both upgrades and alternatives to the golf course (Take into consideration the future financial viability of the golf course)
- Explore alternatives that take advantage of the cultural and natural assets in the area west of Sleepy Hollow Road
- Explore ways to improve connections between internal components and use areas as well as City- and regional-wide opportunities



DEVOU PARK MASTER PLAN



Design Exploration



FEEDBACK FORM

Meeting Format

- Many ideas to consider, a little complicated, looking at the **big issues** first
- Emphasis on **feedback form** as the primary tool for comments/ideas and following the presentation in order
- Questions **after** the presentation

DREES PAVILION USE AREA			
Alternative	Description	Preference/Ranking	Comments
1	Enhancements:		
	Improved arrival		
	Additional Parking		
	Expand Facilities		
	Lodging or restaurant		
	Create "campus" with new facilities		
	Additional shelter and parking		
	Wedding Chapel		
	Aerial tram with parking		
2	Enhancements:		
	Improved arrival		
	Maximize parking		
	Relocate existing shelter		
	Restaurant/lodging and tram cable house		
	Wedding Chapel		
	Enhanced overlook and gardens		



DEVOU PARK MASTER PLAN

PROGRAM MATRIX

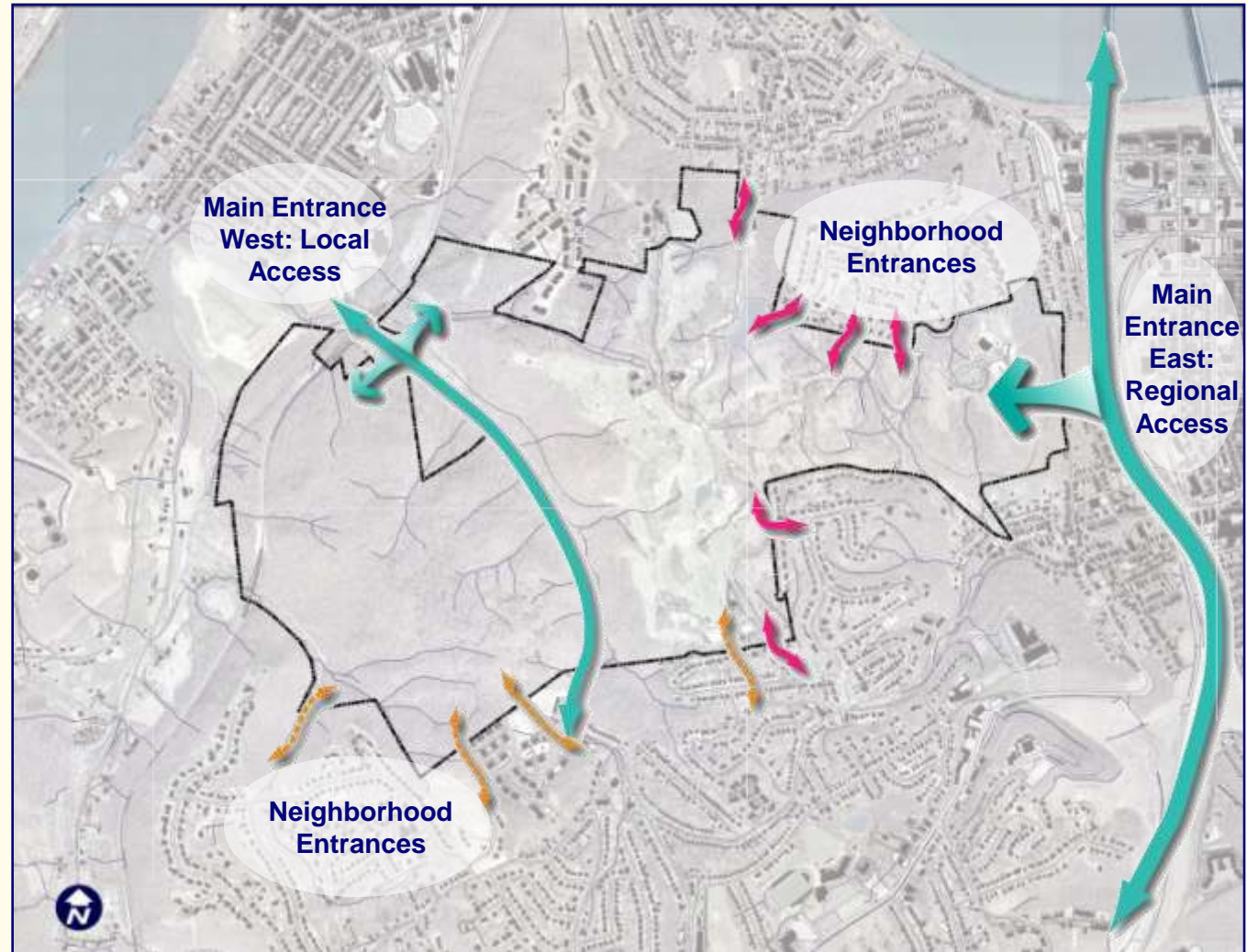
Alternative	USE AREAS						
	Drees	Museum	Concert Bowl	Golf Course	Prisoner's Lake/ Pool	Sleepy Hollow West	Park-wide
1	<u>Enhancements:</u> Improved arrival Additional Parking Expand Facilities Add lodging Create "campus" with new facilities	<u>Enhancements:</u> Create major park hub Improve circulation Additional parking	<u>Enhancements:</u> Improve visibility Create additional Parking Create backstage area Concessions	<u>Preserve and Enhance:</u> Enlarge lake or add lakes New clubhouse/parking Add driving range Sod nursery Improve irrigation supply	<u>Road Enhancements:</u> Realign road for more buffer Improve visibility and approach Improve/redesign guardrail	Historic Batteries Interpretive Area Shelter Parking Battery Preservation/Interpretation Amenities Access Road Sleepy Hollow Enhancements	<u>Connections</u> Regional: Ohio River/ Rt 8 Trail system & hub (multi-use, horse) <u>Property Acquisition:</u> South Knoll In-park peninsula Civic green/riverfront connection Gateway Community College hillside Park Entrance /Access at 12th St/ Lewisburn/ Montague Improved Park Entrance from Sleepy Hollow
2		Develop Environmental Education opportunity/facility	Preserve & acknowledge iconic/historic significance	<u>Lodge/State Park</u> Lodge/Cabins Water amenity/lake Extensive pedestrian trails Recreational opp (disc golf, equestrian) Linkages to regional assets	<u>Facility Enhancements:</u> Dock Gateway/entry Restroom Parking Pool enhancements	Shared Mountain Bike/Hiking Trails and Equestrian Trails Sleepy Hollow Enhancements Trail System Trail Access/Parking Regional trail hub	
3			Major facility upgrade	<u>Family Aquatic Center</u> Year-round use (indoor/outdoor) Spray ground Part of major Park hub Adequate parking Additional Rec and shelters	<u>Connection Enhancements:</u> Improve perimeter trails and connections Improve neighborhood connections		Improved Circulation, Entrances, & Wayfinding Restaurant Feature areas: memorials, play/tree house Area for Memorials Maintenance Facility relocation Additional Shelters
4			Create additional Park parking	<u>Equestrian Center</u> 6-8 mi Trails loop (separate from multi-use) Paddocks/Stables/Boarding Trailor parking Lesson ring Cross-country course Dressage area	Reclaim stream away from lake		
5				<u>Passive/Pastoral</u> Shelters, amenities & access Disc Golf Course or other rec. Destination playground or smaller playgrounds Arboretum/ Habitat restoration			



DESIGN EXPLORATION

Park Access

- East Entrance is Major Regional Access and should be emphasized and improved
- West Entrance is Major Local Access and Park's access to Ohio River corridor
- Several Neighborhood vehicular and pedestrian access points exist that need to be maintained



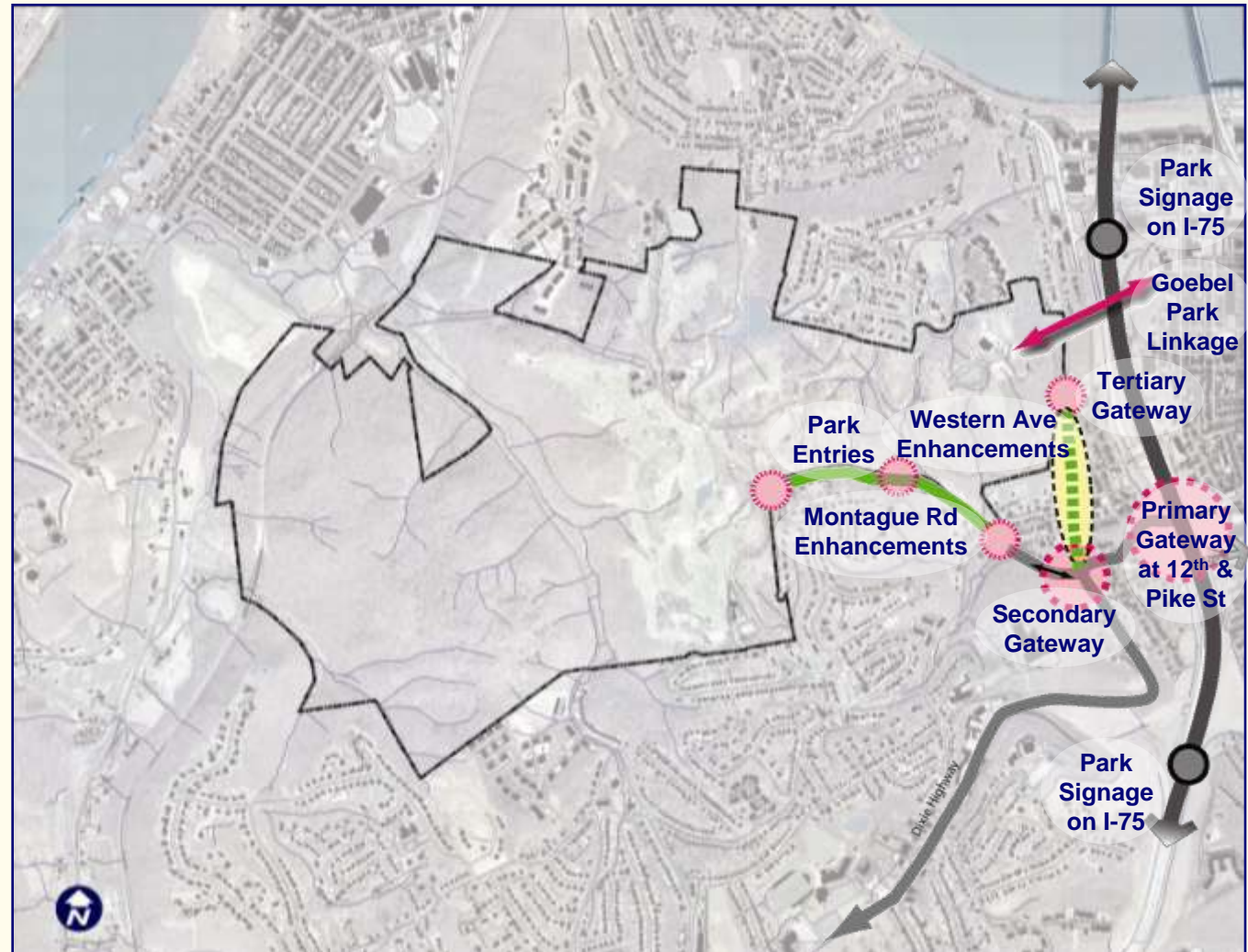
Park Access



DESIGN EXPLORATION

Gateways and Park Roads

- Emphasize Regional Entrance with:
 - I-75 signage
 - Gateways at 12th St exit, Lewisburg neighborhood and Park entrances
- Main entrances to park accessed from Lewisburg gateway
- Parkway-like enhancements to Montague from Lewisburg to park entry
- Tram Linkage



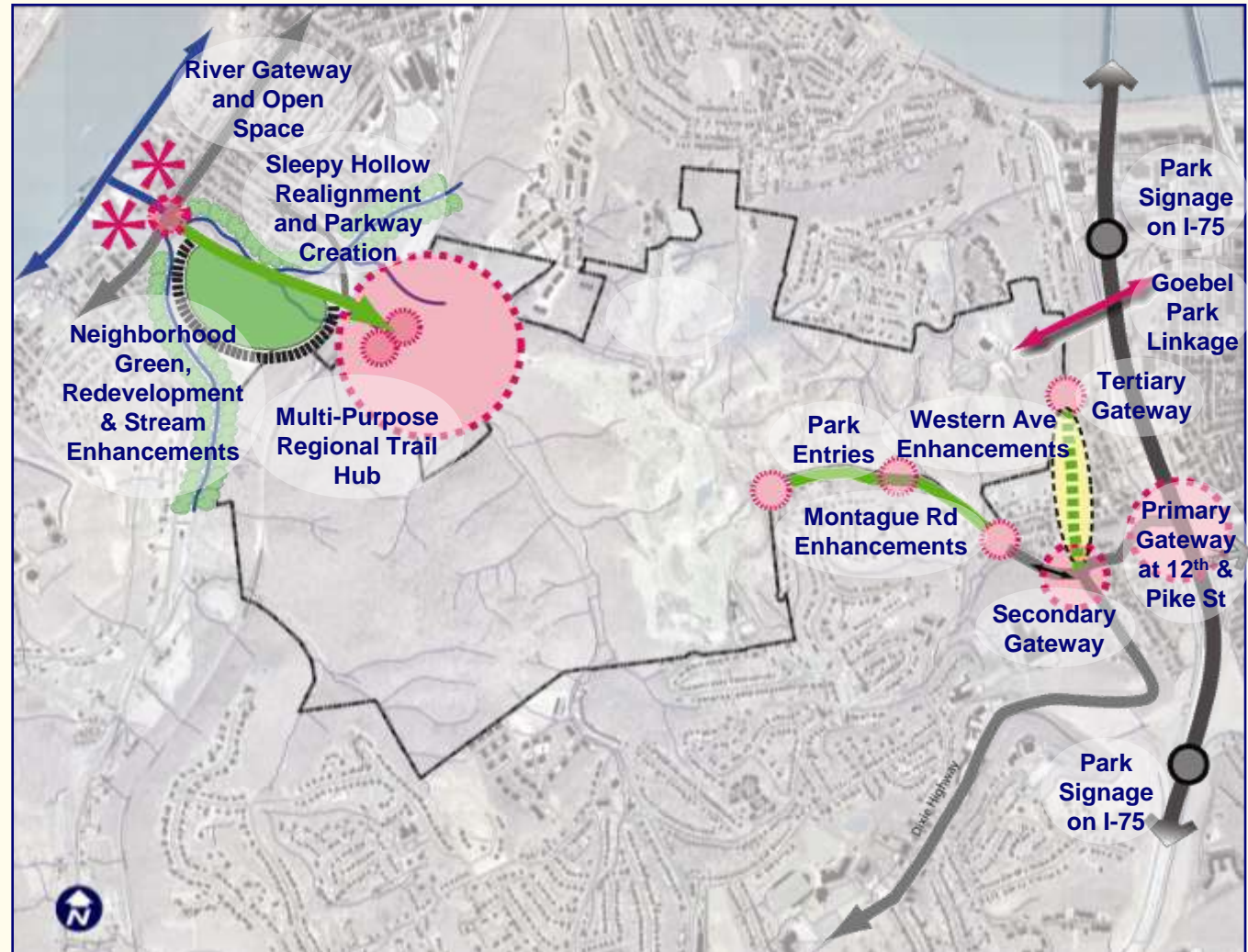
Main East Entrance



DESIGN EXPLORATION

Gateways and Park Roads

- Opportunity to connect park with Ohio River Corridor as major Regional Open Space Linkage
- Realignment and Parkway improvements of Sleepy Hollow
- Redevelopment opportunity in Ludlow along realigned Sleepy Hollow
- Stream Restoration
- Regional Multi-Purpose Trail Hub



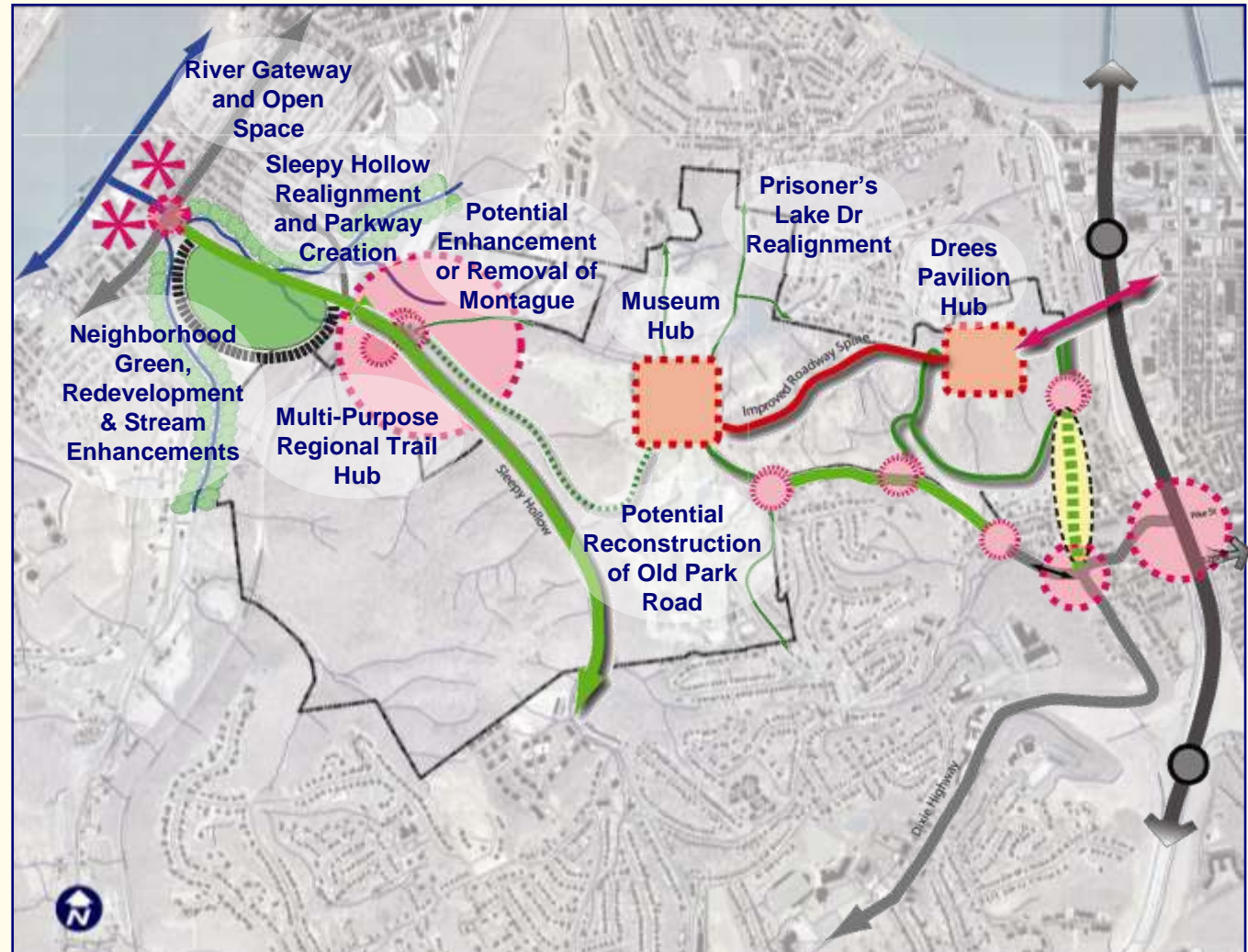
Main West Entrance



DESIGN EXPLORATION

Gateways and Park Roads

- Improved Roadway spine connecting park's major hubs: Drees Pavilion and Museum
- Botanical garden core at park hubs and boulevard connector
- Improved entrances and roads at Montague entrances
- Realign Prisoner's Lake Dr
- Enhance or Remove Old Montague



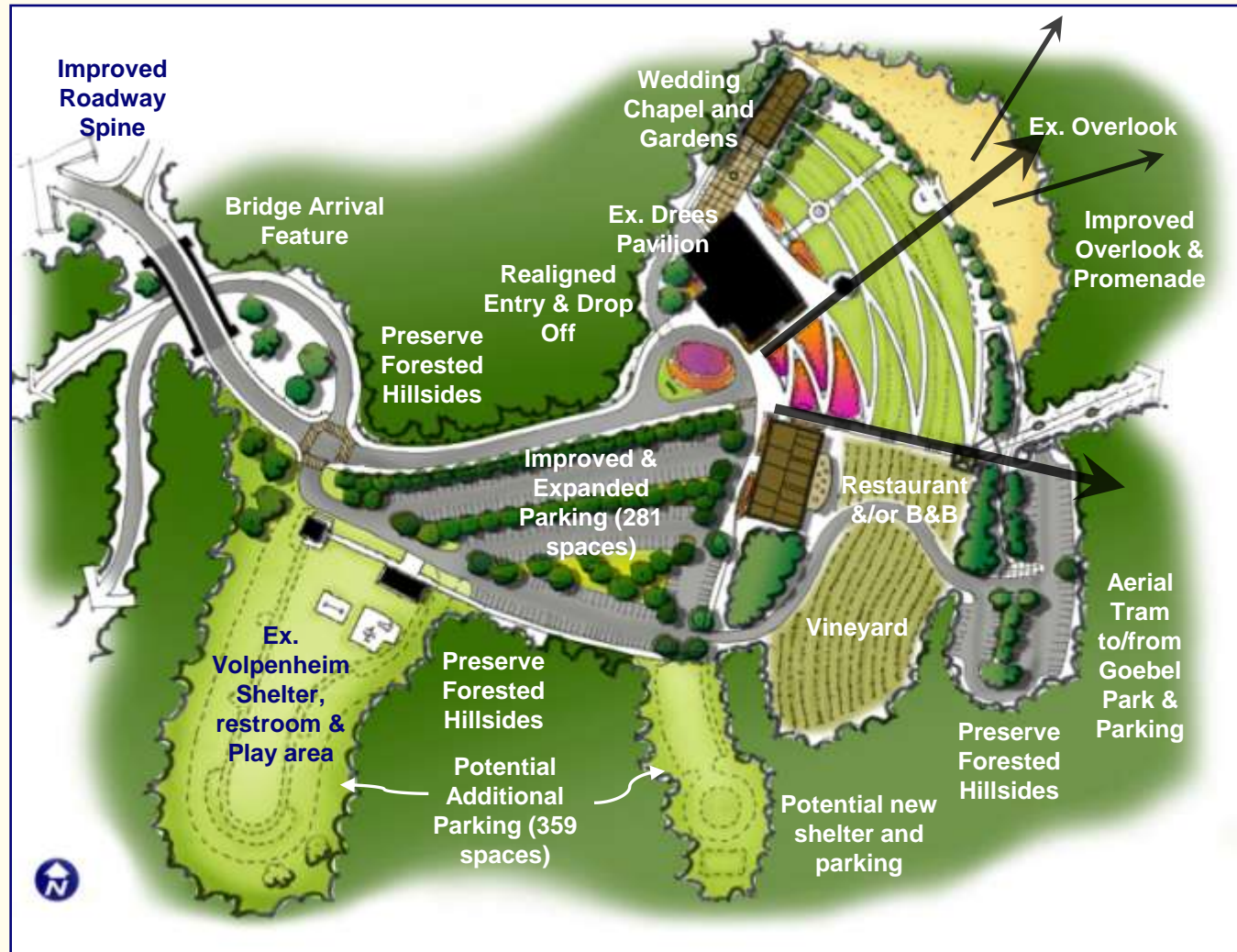
Park Roads



DESIGN EXPLORATION

Drees Use Area: Alternative 1

- Improved access from Park entry with Bridge feature
- Improved and expanded parking (281 up to 359; 193 existing)
- Realigned entry and drop off emphasizes view and destination
- Expanded facilities: restaurant or Bed & Breakfast, wedding chapel, gardens, vineyard, overlook
- Aerial Tram to/from Goebel Park & Main Strasse Village



Drees Pavilion Use Area: Alternative 1



DESIGN EXPLORATION

Drees Use Area: Alternative 2

- Improved access from Park entry with Bridge feature
- Improved and expanded parking (349 spaces; 193 existing)
- Realigned entry and drop off emphasizes view and destination
- Expanded facilities: restaurant or Bed & Breakfast, wedding chapel, gardens, vineyard, overlook
- Aerial Tram to/from Goebel Park & Main Strasse Village



Drees Pavilion Use Area: Alternative 2



DEVOU PARK MASTER PLAN

DESIGN EXPLORATION

Inspirational Photos

- Aerial Trams/Cable Houses
- Bridge Gateways

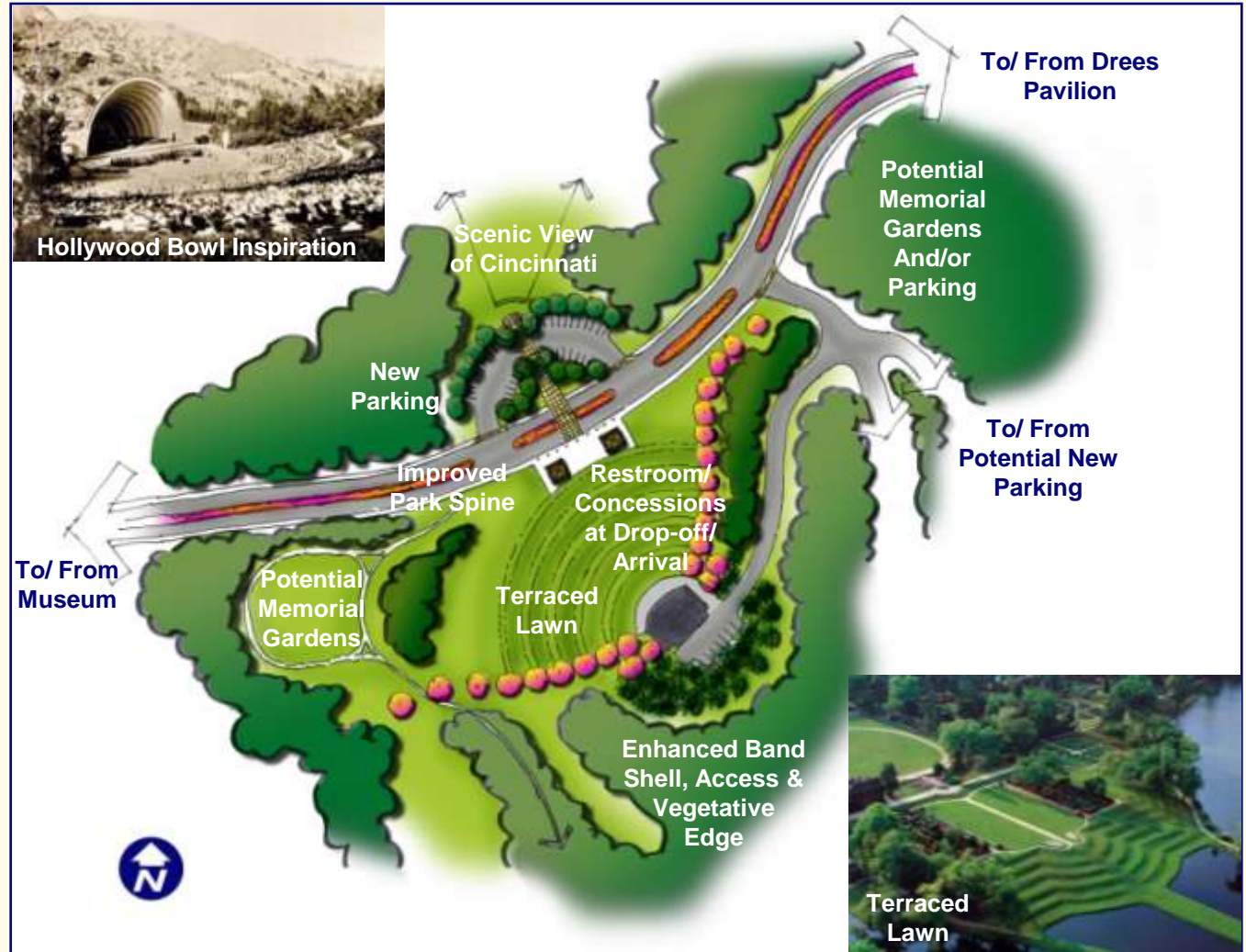




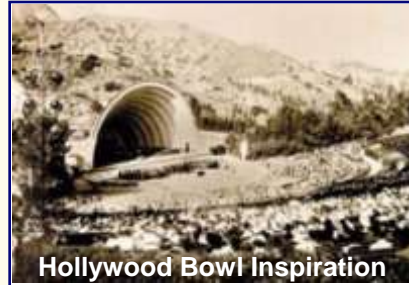
DESIGN EXPLORATION

Concert Bowl Use Area

- Improved Park Spine between Drees and Museum Hub
- New Parking (34 Spaces) and Overlook north of Bowl
- New Arrival/Drop-off with restrooms and concessions
- Enhanced Bandshell and access
- Terraced Lawn to Accentuate Concentric Relationship with Structure & Improved Seating for Chairs



Concert Bowl



Hollywood Bowl Inspiration



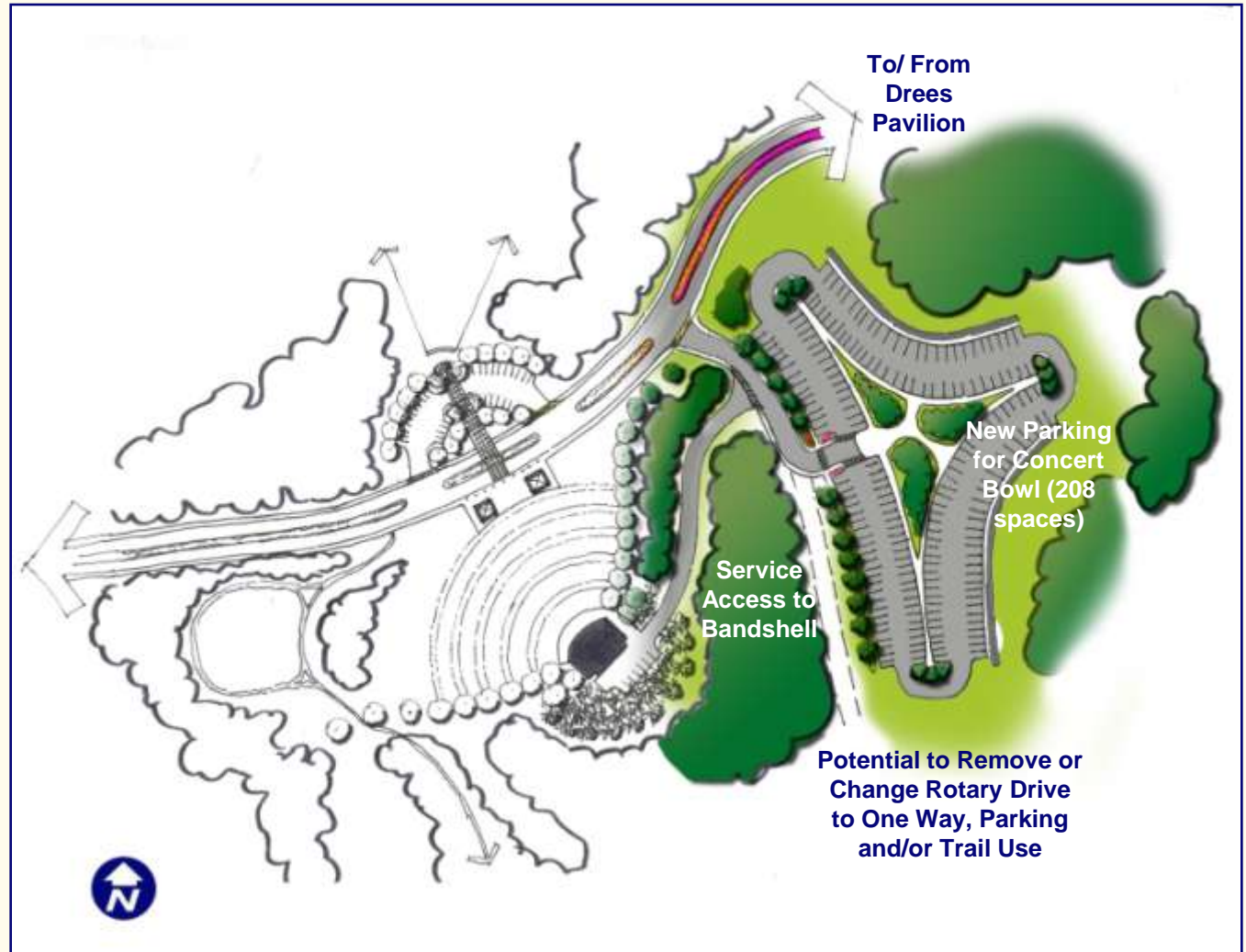
Terraced Lawn



DESIGN EXPLORATION

Concert Bowl Parking

- Study Representing Potential for 208 parking spaces adjacent to Concert Bowl in area that is currently Rotary Grove
- Would require Rotary Grove and memorials to occur in different location



Concert Bowl Area Parking Study



DESIGN EXPLORATION

Memorials

Memorials organized/
grouped into one area
of the park with a
potential international
theme:

Rotary Grove Area

- Expand existing memorial

Old Water Tower Knoll

- Develop knoll with walkways and memorials

Expanded Overlook and Promenade

- More restrictive and refined in nature



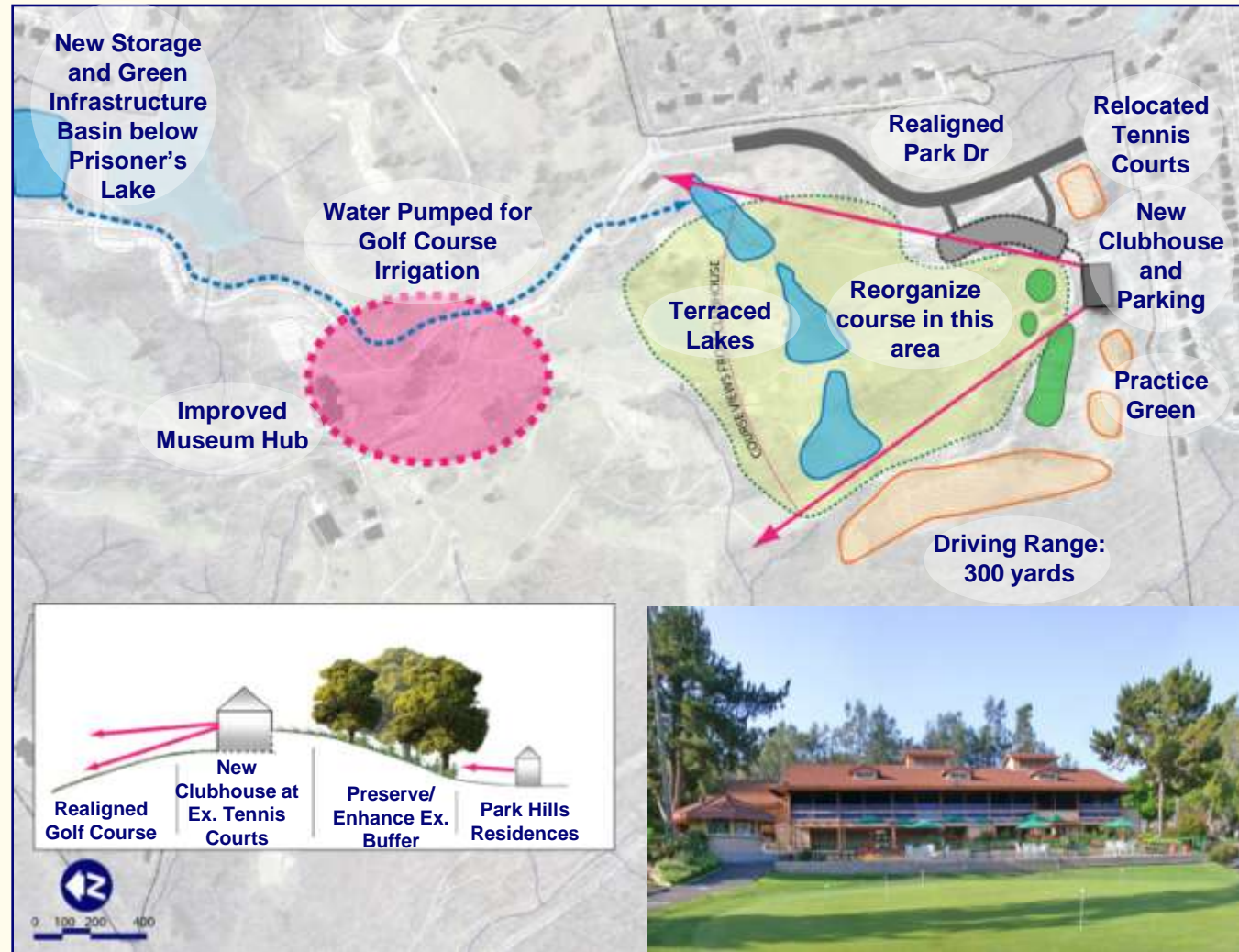
Memorials Alternatives



DESIGN EXPLORATION

Golf Course Alternative 1 – Enhancements

- New Clubhouse, parking and access
- Support uses: Driving Range, Practice Greens, & Tennis Courts
- Terraced lakes integrated into redesign of course
- New Water Storage/ Green Infrastructure Basin below Prisoner's Lake for course irrigation
- Improvements/repairs to existing landslides



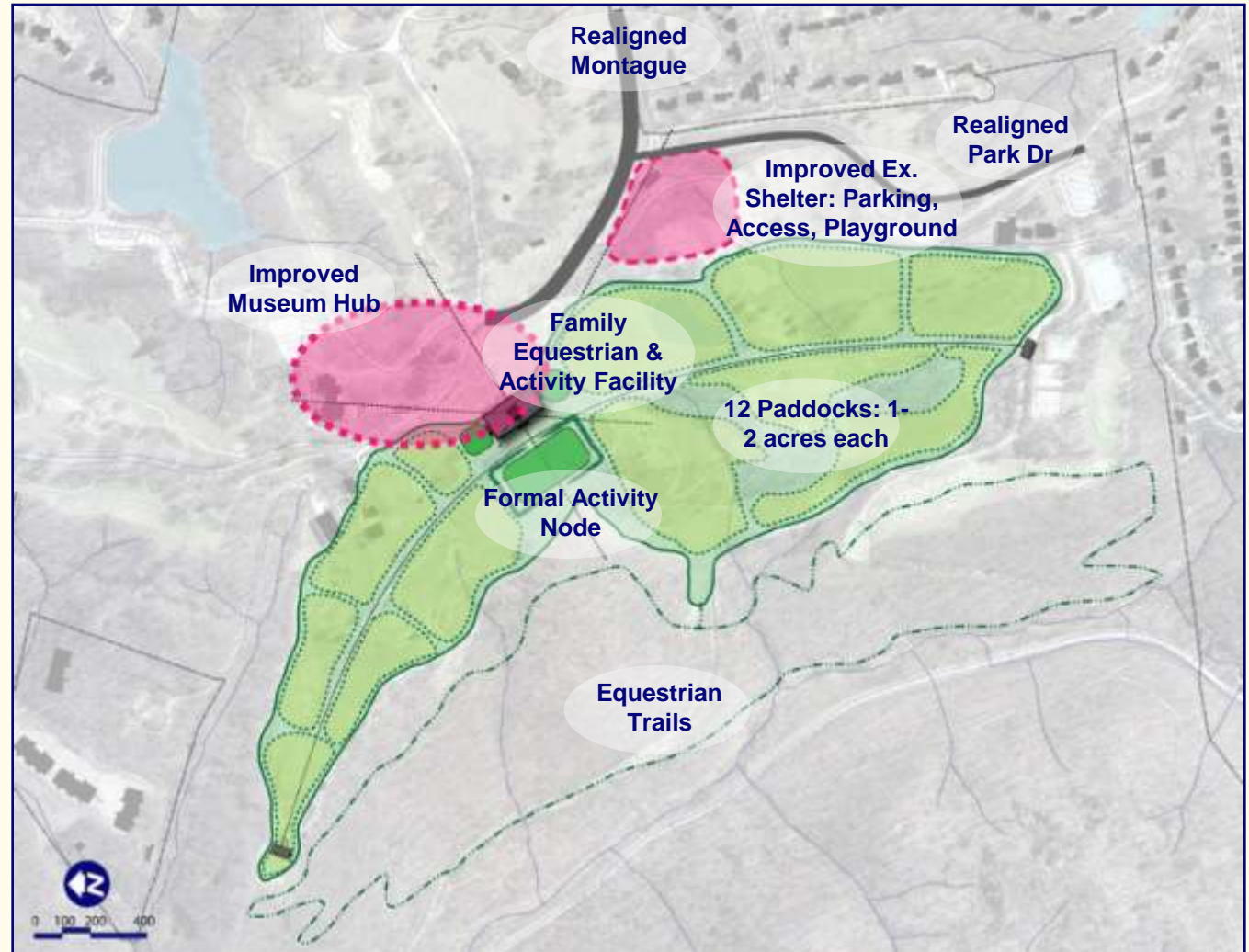
Golf Course Enhancements



DESIGN EXPLORATION

Golf Course Alternative 2 – Major Equestrian Facility

- Major family/
community equestrian
activity facility
 - Large barn,
activity node,
paddocks, and
trails
- Improvements to Ex.
Shelter: Parking,
Access, Playground,
Restrooms



Major Equestrian Facility

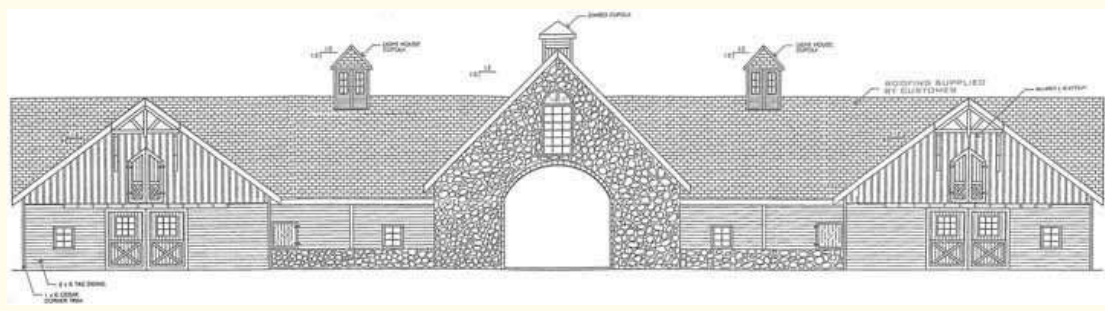


DEVOU PARK MASTER PLAN

DESIGN EXPLORATION

Inspirational Photos

- Equestrian Facilities

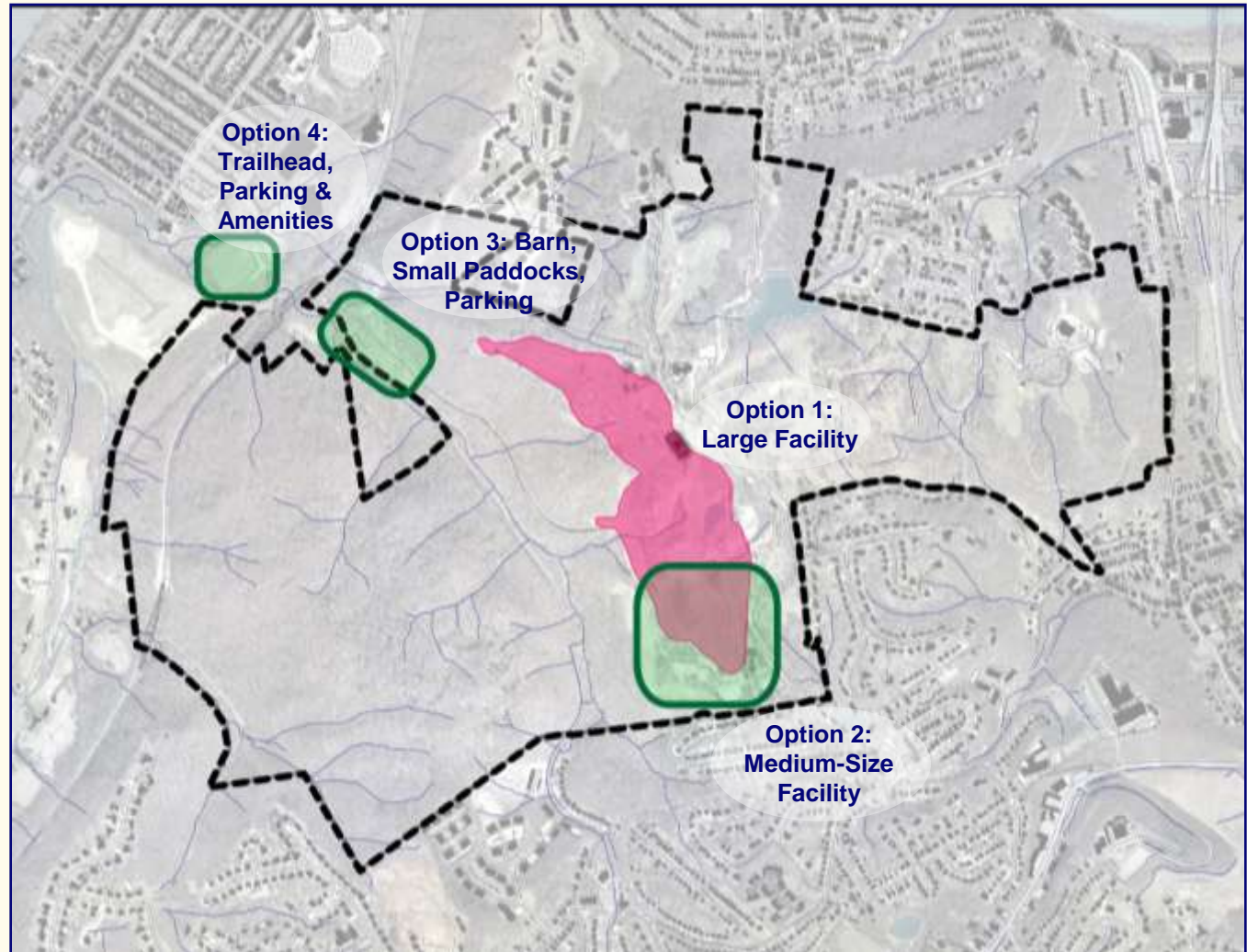




DESIGN EXPLORATION

Equestrian Facility Alternatives

- Option 1: Large Facility
- Option 2: Medium-Sized Facility, allowing other uses of former golf course land
- Option 3: Park entry on Sleepy Hollow, Barn, Small Paddocks, parking
- Option 4: Integration into Regional Trail hub concept with parking and amenities



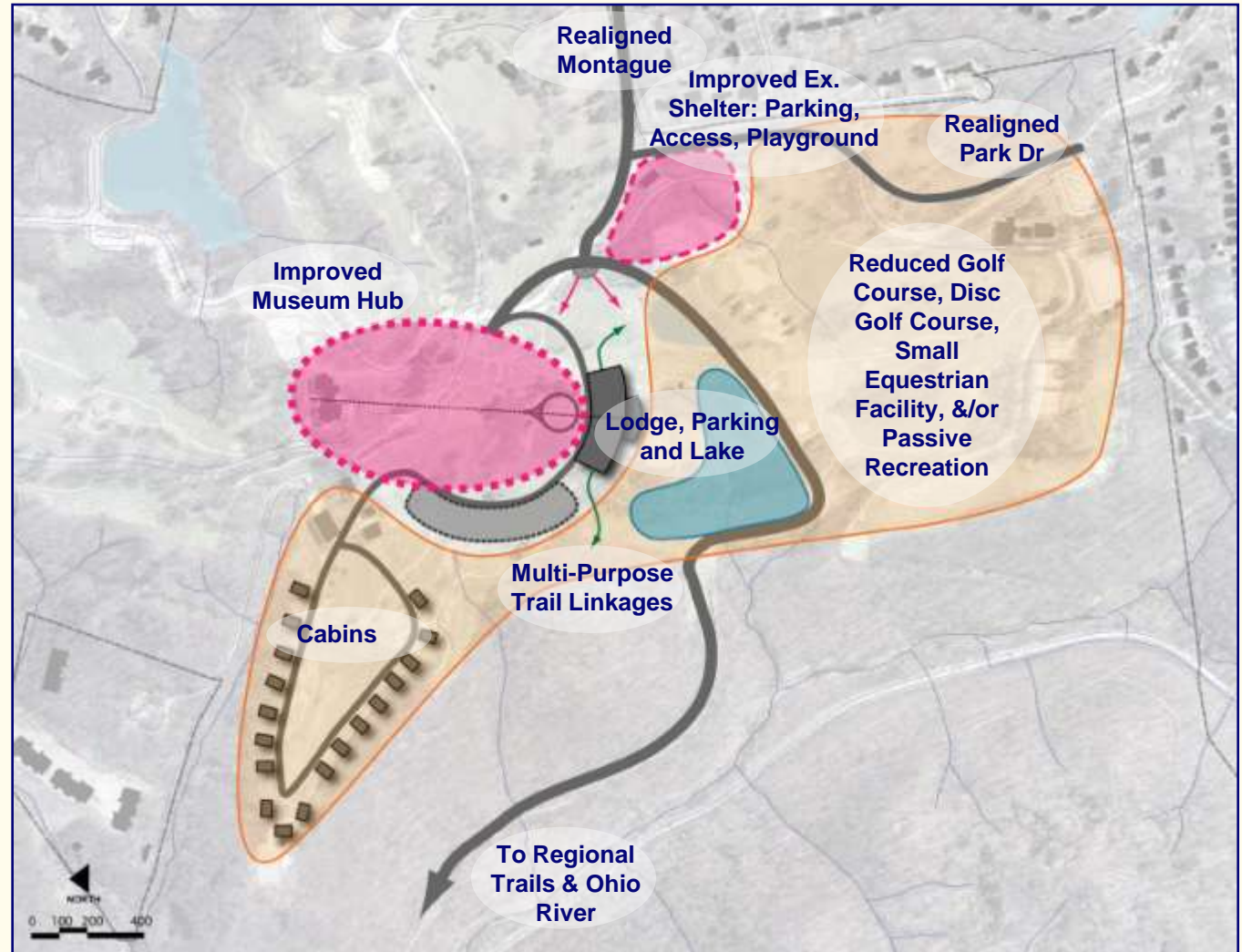
Equestrian Facility Alternatives



DESIGN EXPLORATION

Golf Course Alternative 3 – Lodge

- Lodge/ cabins with food service
- Support service to Drees Pavilion
- State Park character
- On-site recreational activities and connections to off-site activities
- Potential reconstruction of old park road along lake dam
- Potential area for dog park



Swimming Pool Use Area



DEVOU PARK MASTER PLAN

DESIGN EXPLORATION

Inspirational Photos

- State Park Lodges

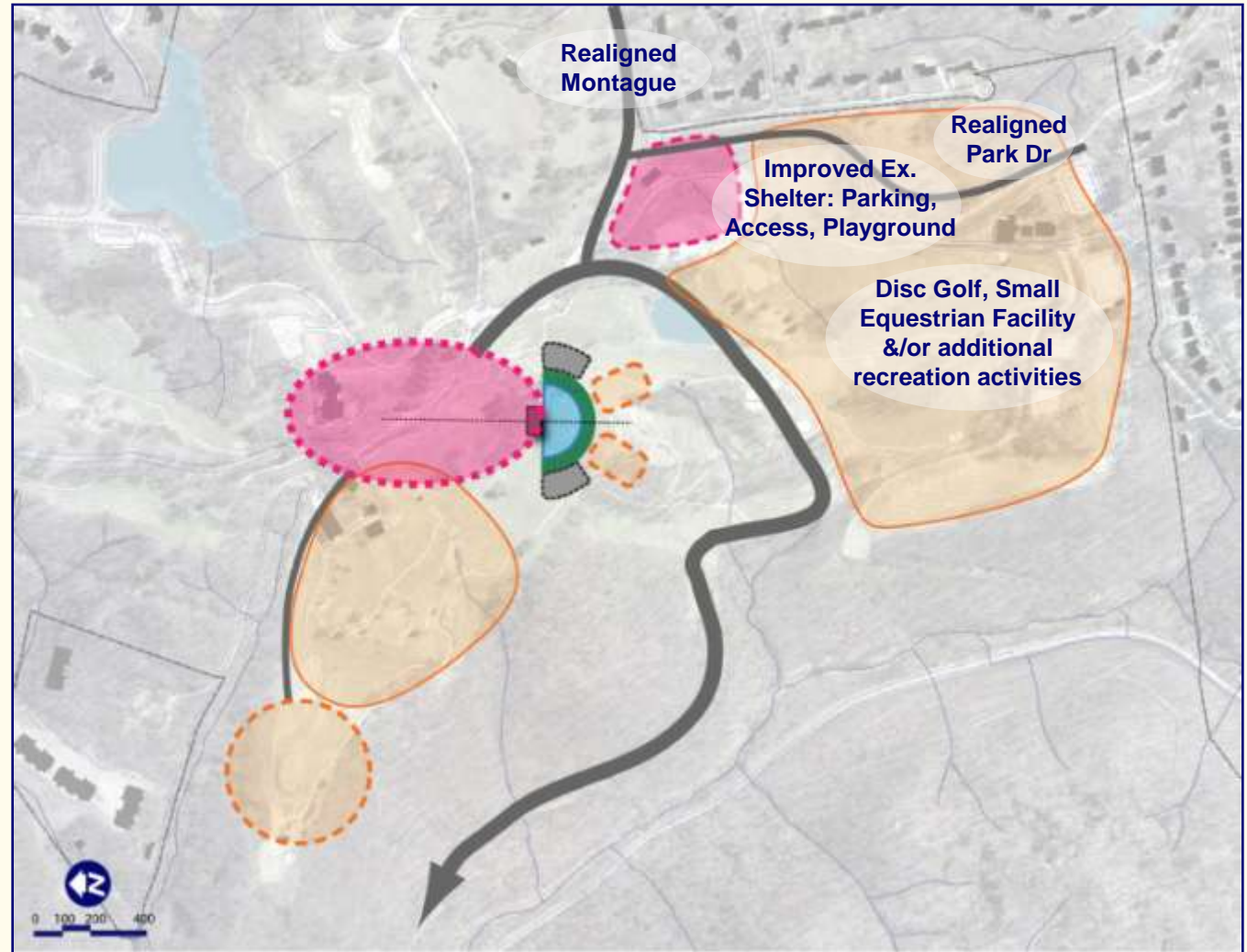




DESIGN EXPLORATION

Golf Course Alternative 4 – Family Aquatic Center

- Outdoor aquatic activities: zero-depth entry pool, spray zone, water slide, exercise/ competitive pool, lazy river
- Indoor aquatic similar but smaller in scale
- Non-water activities
- Additional Park shelter with amenities
- Reconstruction and realignment of park roads
- Recreational area, potential dog park



Family Aquatic Center



DEVOU PARK MASTER PLAN

DESIGN EXPLORATION

Inspirational Photos

- Family Aquatic Centers

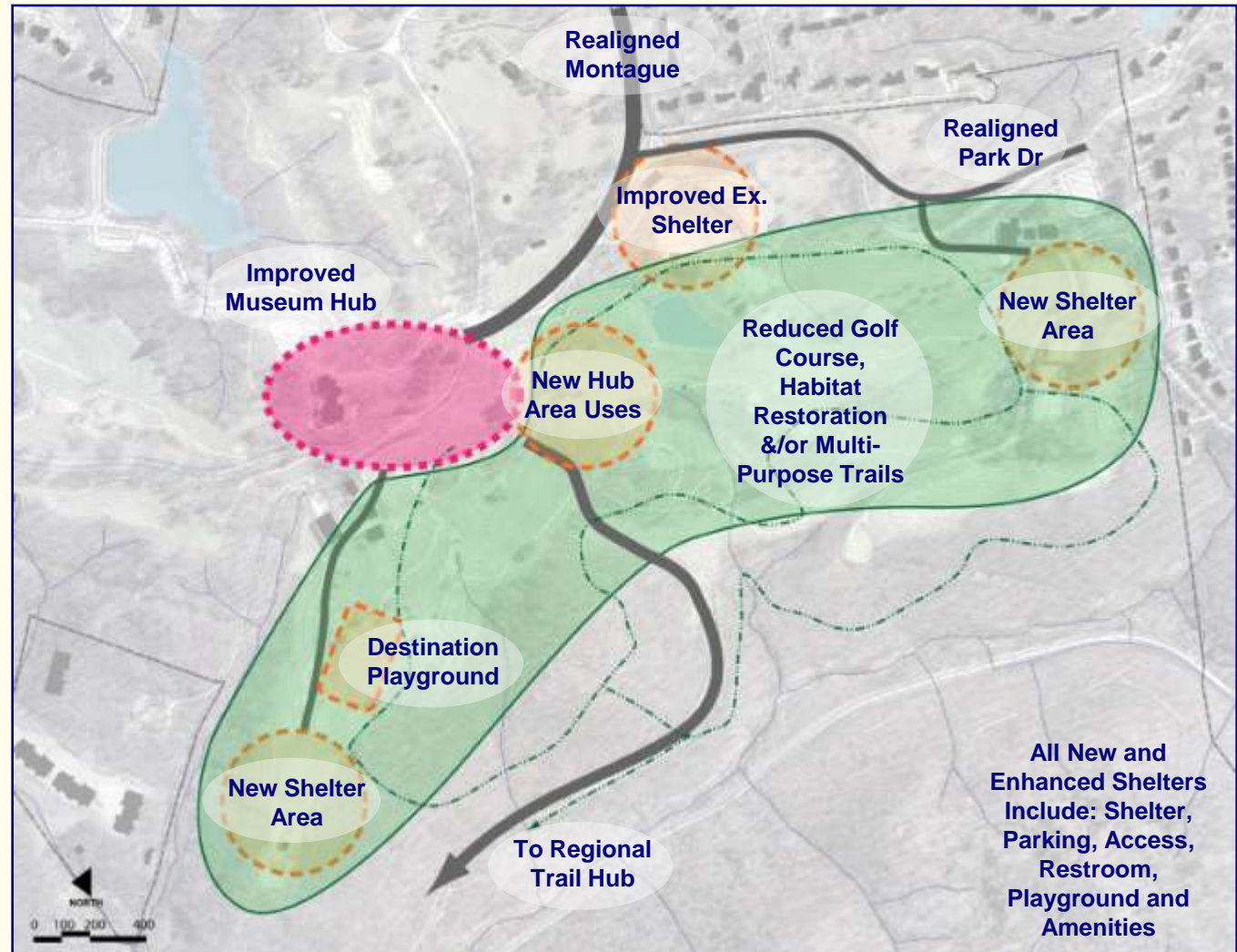




DESIGN EXPLORATION

Golf Course Alternative 5 – Passive Shelters and Use Areas

- Three potential shelter areas and amenities
- Improved existing stone shelter access and amenities
- Large area for reduced golf course, habitat restoration, multi-purpose trails and passive recreation, including dog park
- Reconstructed and realigned park roads



Shelters and Passive Recreation



DESIGN EXPLORATION

Additional Shelter Opportunities

- New shelters would include:
 - Parking
 - Restrooms
 - Playgrounds
 - Trail access
 - Access to park recreational areas
 - Overlooks where available
- Existing shelters to have improved amenities



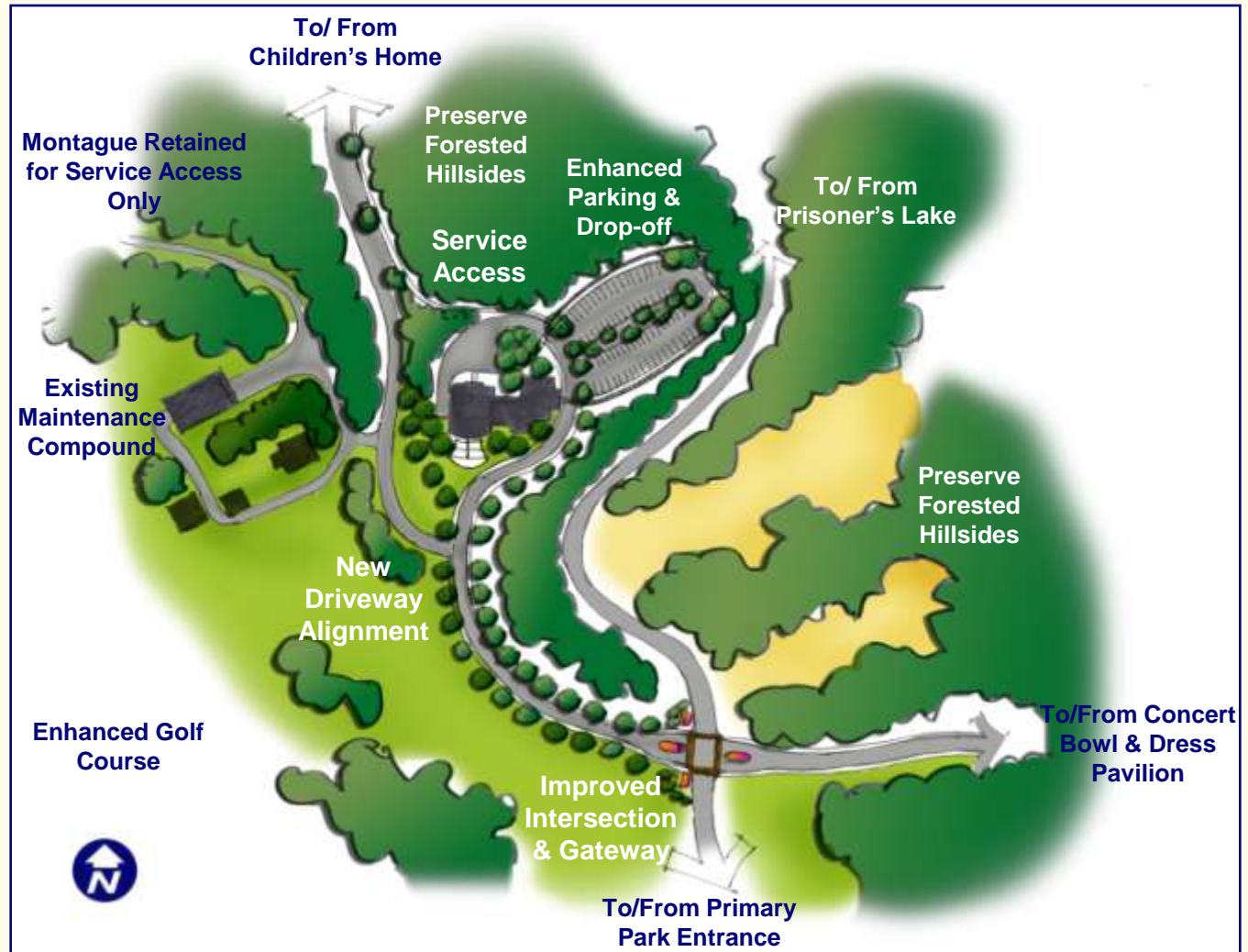
Shelter Opportunities



DESIGN EXPLORATION

Museum Hub: Alternative 1

- Improved Hub Intersection emphasizing access to Museum, Children's Hub and Maintenance Facility as more of a "Drive" than a main park road



Museum Hub: Alternative 1



DESIGN EXPLORATION

Museum Hub: Alternative 2

- Extension of Improved Park “Spine” down to Sleepy Hollow, with access to Museum and Children’s Home off of main road.



Museum Hub: Alternative 2



DESIGN EXPLORATION

Museum Hub: Alternative 3

- Reconfiguration of Intersection and Shared Parking in Conjunction with Major New Facility such as a Lodge, Aquatic Center or Equestrian Center
- Maintenance Facility Relocated



Museum Hub: Alternative 3



DEVOU PARK MASTER PLAN

DESIGN EXPLORATION

Museum Hub: Alternative 4

- Major Reconfiguration & Formal Shared Parking Strategy
- Complimentary Picnic Facilities
- Maintenance Facility Relocated



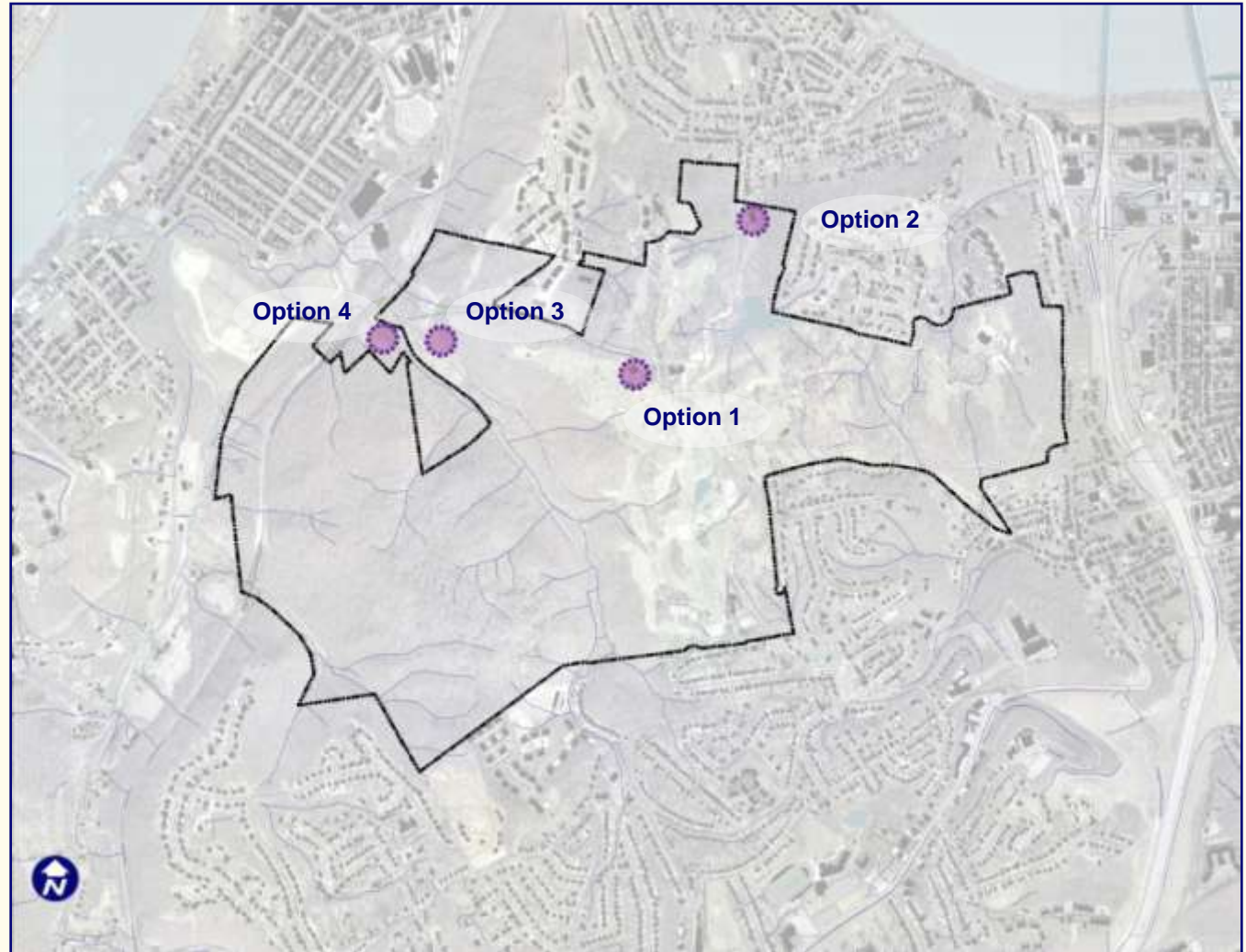
Museum Hub: Alternative 4



DESIGN EXPLORATION

Maintenance Facility

- Option 1: Keep in existing location, depending upon Golf Course area and Hub alternatives
- Option 2: Relocate at existing pool location, if pool is relocated
- Option 3: Relocate near park entry on Sleepy Hollow
- Option 4: Relocate outside of park on Sleepy Hollow utility property



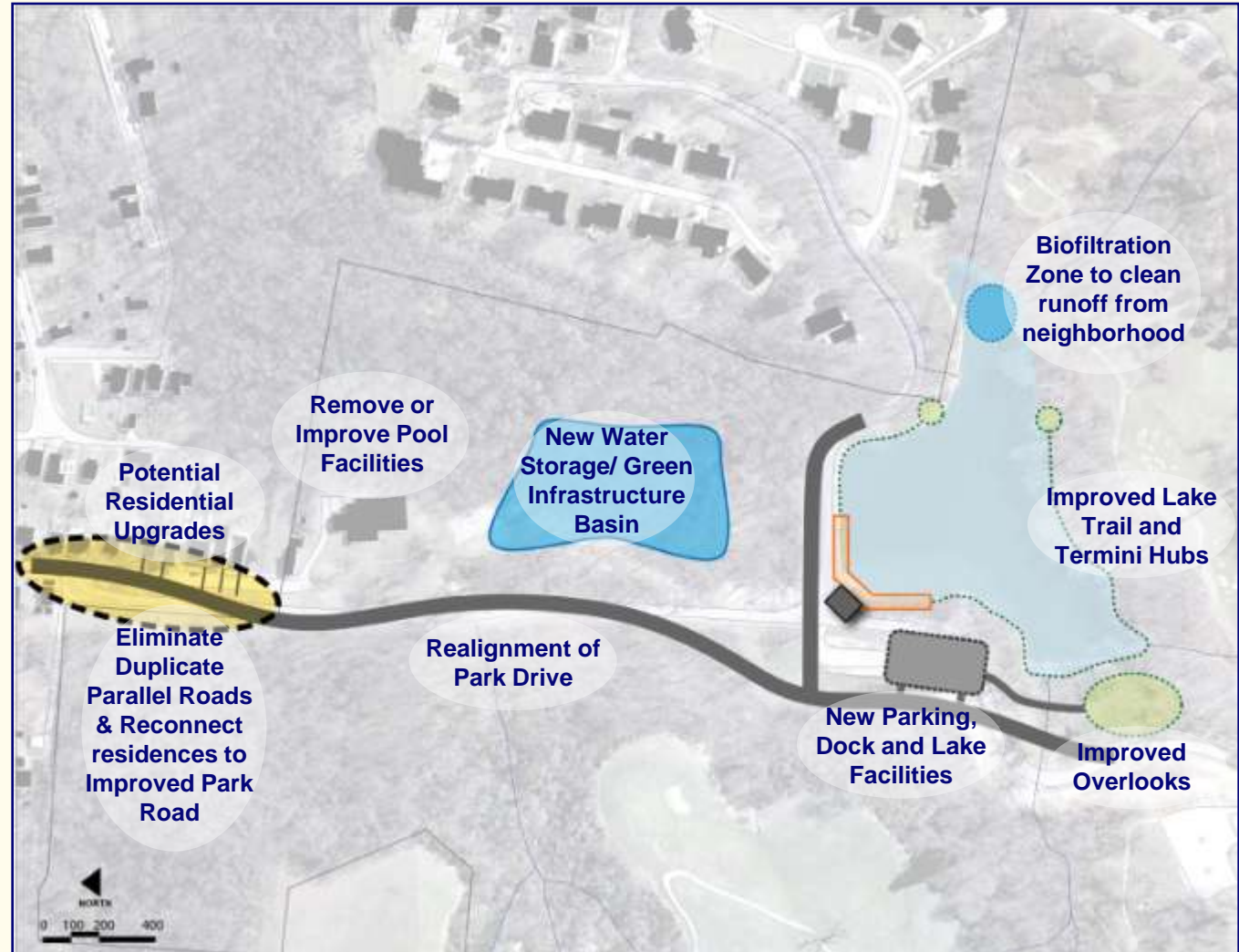
Maintenance Facility Alternatives



DESIGN EXPLORATION

Prisoner's Lake Improvements

- Realign Prisoner's Lake Drive to allow for new parking and buffer for lake
- New dock and facilities for lake
- Improved trails around lake
- New Green Infrastructure Basin for stormwater storage
- Remove or improve existing pool facilities



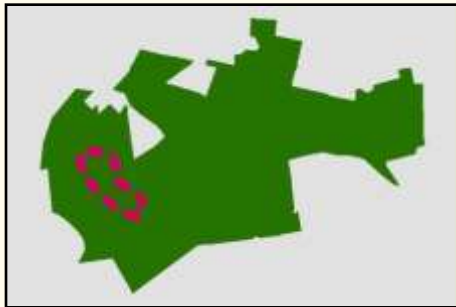
Prisoner's Lake Improvements



DESIGN EXPLORATION

Sleepy Hollow West : Trail Alternative

- Develop Sleepy Hollow as a parkway
- Create multi-use trail loops through Sleepy Hollow west and access to Batteries
- Connect trails to new regional trail hub



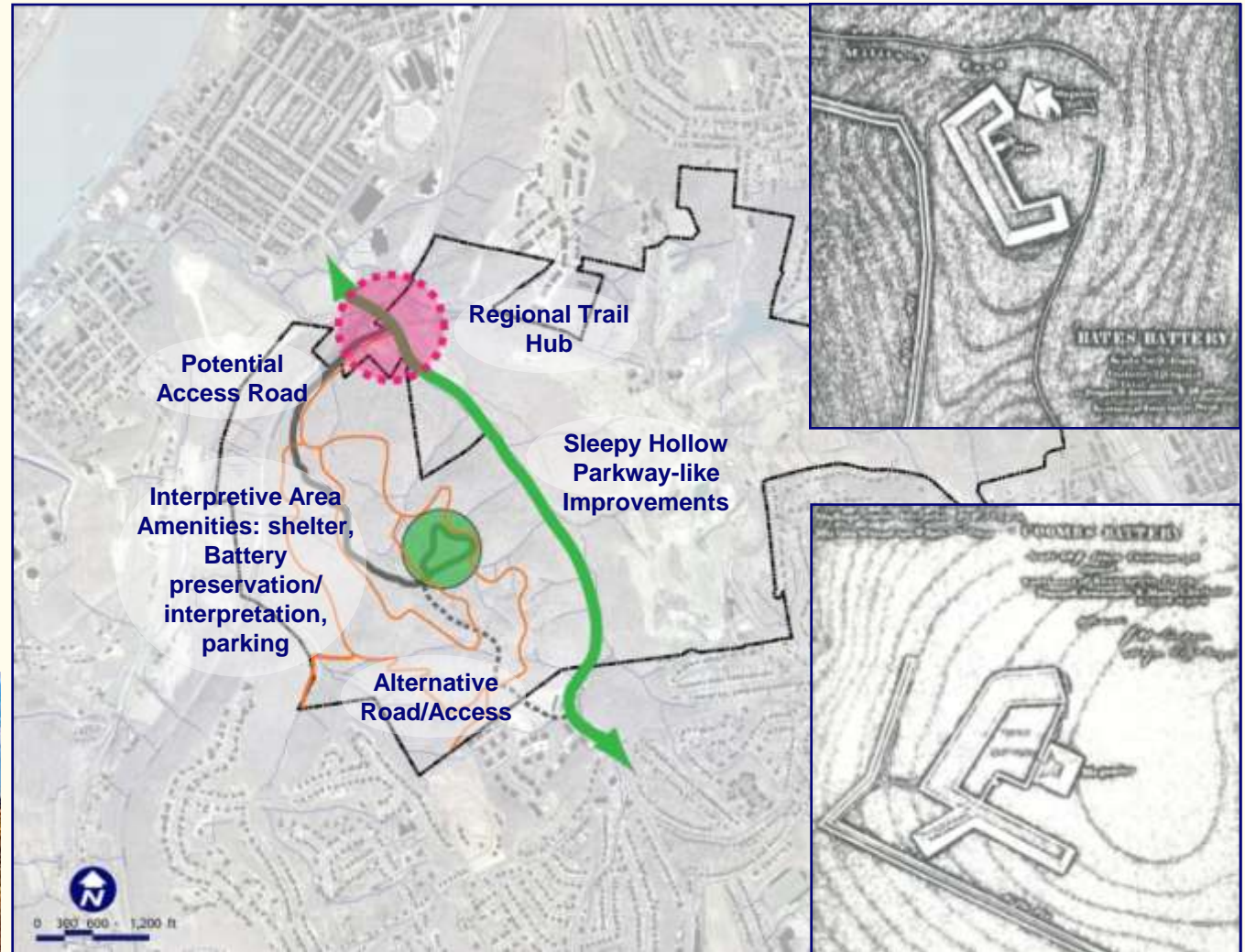
Sleepy Hollow West: Trails



DESIGN EXPLORATION

Sleepy Hollow West : Use Area Development Alternative

- Develop Sleepy Hollow as a parkway
- New Batteries interpretive area, amenities, & vehicular access
- Multi-Use trail loops



Sleepy Hollow West: Development



DESIGN EXPLORATION

Trail System Enhancements

- Opportunity for regional multi-purpose trail hub
- Opportunity to highlight the most diverse collection of trail types in one NKY park:
 - Multi-Purpose
 - Hiking
 - Biking
 - Equestrian
 - Cross Country



Trail System Enhancements



EXPLORATION SUMMARY



Summary

- **Preservation of Park Pastoral Character and Wooded Hillsides**
- **Improvements to Park Linkages, Entrances, Major Roads & Trails Network**
- **Enhancements to Existing Major Use Areas**
- **New Uses & Complimentary Facilities**
- **Devou Park as a Major Regional Multi-Purpose Trail Hub**
- **More Detailed Elements to Follow Based Upon Preferred Alternatives to “Big Ideas”**



CLOSING



Next Steps

- **Gather Public Input after this Presentation** - What are your preferences for the alternatives proposed? Be sure to fill out your Feedback Form and turn it in before you leave.
- **Record and Synthesize** – We will document all of your input and use this to inspire the next phase of work
- **Share again** – We will meet with you again in early 2008 to share the Preliminary Master Plan and gain feedback on final refinements



DEVOU PARK MASTER PLAN

CLOSING

THANK YOU FOR YOUR INPUT!

We look forward to our next meeting in early 2008!